

North West Leicestershire

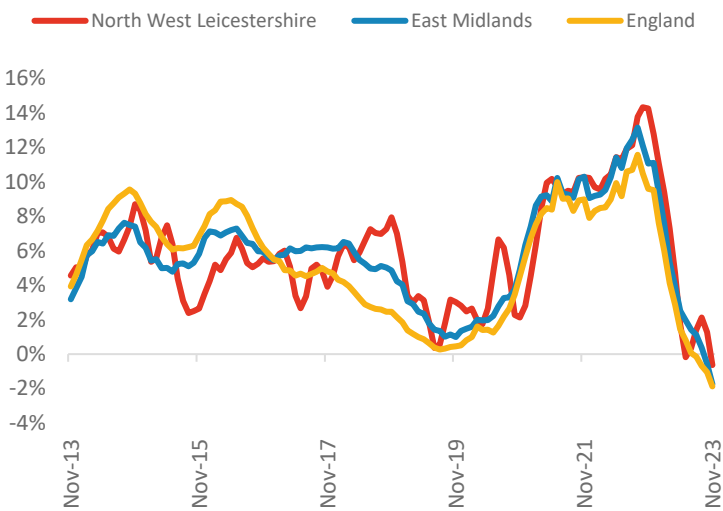


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	Current level	3 month	Annual	5 year	10 year
House prices	£262,574	0.7%	-0.6%	31.7%	74.1%
Transactions	1,275	-12.6%	-26.0%	-42.9%	-10.0%

House Prices (November 2023 data)

Annual Change in House Prices

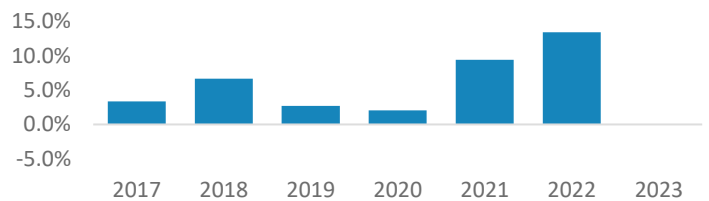


House prices in North West Leicestershire fell by 0.6% in the 12 months to November 2023 (based on 3-month smoothed data). By comparison national house prices fell by 1.9% and prices in the East Midlands fell by 1.7% over the same period.

North West Leicestershire house prices are now 58.5% above their previous peak in 2007, compared to +54.9% for the East Midlands and +56.6% across England.

Local prices have stayed flat in 2023 so far, compared to growth of 13.4% over the same period in 2022.

Year-To-Date Change in House Prices, December to November

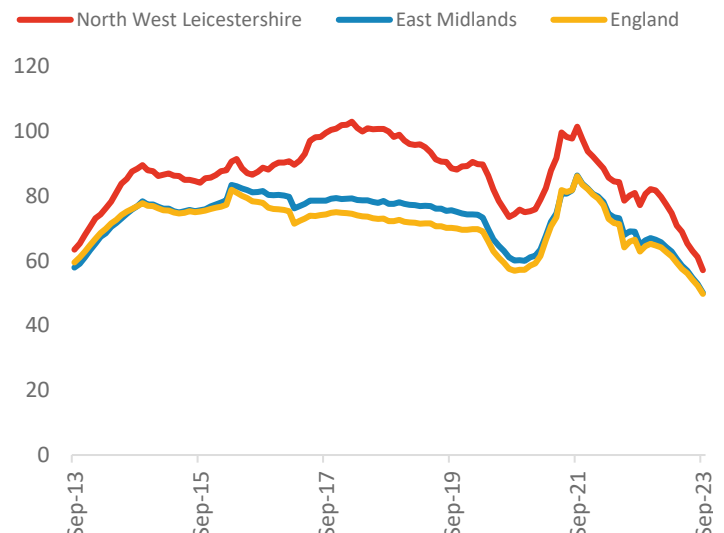


Transactions (September 2023 data)

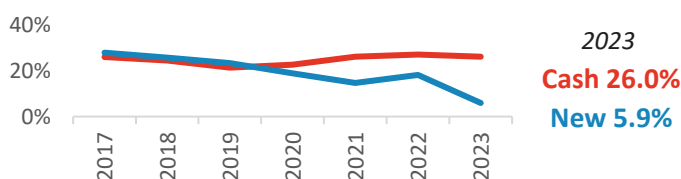
There were 1,275 transactions in North West Leicestershire during the 12 months to September 2023. This is 57% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in North West Leicestershire have fallen by 34.9% since 2014, compared to changes of -35.3% for the East Midlands and -35.3% for England.

Annual Transactions, Indexed (2001-05 average = 100)



Cash and New Build Sales as % of Total, by Year*



* The latest data here is subject to the 'Land Registry Lag'. For more details:

<https://builtplace.com/digging-deeper-land-reg-lag-coronavirus/>

Note: These transaction counts do not include those identified as transfers under a power of sale/repossessions, buy-to-lets (where they can be identified by a mortgage), and transfers to non-private individuals.